### THE UNIVERSITY DEGREES.

Changed Requirements for the Degree of Master of Arts.

VIEWS OF PROFESSOR R. H. DABNEY.

Suffering Entailed by the Old Standard-The Requirements of the Course Not Essential to Liberal Education.

(For The Times.)

Two classes of men are shaking their heads over the changed requirements for the M. A. degree, which I explained in a former letter to THE TIMES; a few middle-aged or elderly men of intensely conservative temper, who 'view with alarm" any change of any kind in anything that existed in the good old times, and some of the young men who have so recently taken the degree that the glamor surrounding it has not yet faded from their eyes, and who have not yet battled with the world long enough to discover how vastly more important is a well-trained, vigorous mind than all the titles in the world. Some of these recent recipients of the deof these recent recipients of the de-gree have addressed an open letter to the board of visitors protesting against the change. They predict dire consequences to the University from what they conceive to be a lowering of the standard for this time-honored degree. And yet one of them, upon being questioned by me, confesses that he ob-tained the degree only at the cost of much suffering, and that he believes the same to be the case with most others. The late John Hampden Chamberlayne used to say that the recollection of the acute agony he had saf-Hampden Chamberiayne used to say that the recollection of the acute agony he had suffered in acquiring the title of Master of Arts was so vivid that for some years it was painful to him to return to the University. I knew well another gentleman, now deceased, who said he had never known but one master of arts who had not been weakened both in body and mind in the process obtaining the degree. I am far from assertobtaining the degree. I am far from ing that this opinion is correct; but sho not give us pause to hear men confess that the acquisition of knowledge—which ought to be a joy—has caused them actual suffer-

It is but natural that some of the young men who have so recently suffered in this manner should feel aggrieved that, after they have borne the burden and heat of the day, others should come in at the eleventh hour others should come in at the eleventh hour and receive the same wages as themselves. I remember feeling a little aggrieved myself, when shortly after I had taken the degree, the subjects of history, literature and rhetoric were dropped from the course, while candidates were no longer required to write a graduating essay or to stand examinations in their less than the course, while candidates were no longer required to write a graduating essay or to stand examinations in eir last session on two of the subjects which they had graduated in previous years. To such as now feel aggrieved because the task of those arriving at the eleventh hour is to be lightened let me say that the object of work is wages, not the bearing of heavy burdens and oppressive heat. The more wages and the less burden and heat the better. It is perfectly true that the burden of the new degree will be less crushing and the heat less enervating and oppressive; but it is equally true that the wages will be higher. The new degree can be obtained without suffering and To such as now feel aggrieved because the task degree can be obtained without suffering and pain, and will strengthen instead of straining the mind. As it is not the man who eats the most, but he who digests the most, that enjoys the greatest health and strength, so the man best mentally equipped is not he who crams up for examination the greatest number of facts, but he who digests and retains the greatest number. The new degree will ele-vate, not lower, the standard of the University, for the master of arts of the future, not being compelled to swallow a mass of mental food that is nauseous to himself, however toothsome it be to others, will not risk eject. toothsome it be to others, will not risk ejecting even the wholesome and palatable viands
that he may already have consumed. If this
language seem strong, I would ask any master of arts to say candidly whether he has
not heaved a deep sigh of relief at the close of
more than one examination, and whether he has not then cast out from his memory within a forthight half the facts so laboriously crammed into his plethoric brain.

### ADDRESS TO THE BOARD.

But let us examine some of the particular statements in the address to the board of visi-

tors:

(1.) "The fame of the University must largely depend on the acquirements of its masters. A host of men have left these walls

bearing this honorable title," etc.

The assertion that a host of men have taken the M. A. degree contains, I fear, more of rhetoric than of truth. Of the 479 students rhetoric than of truth. Of the 479 students at the University last session how many took this degree? Why just three. Nor does it often happen that the annual host numbers more than five or six. Surely there is something rotten in the State of Denmark if the fame of the University really depends upon the acquirements of half a dozen men in five handled. I am far from wishing for the decimal to the control of the decimal to the second of the control of hundred. I am far from wishing for the day when any degree of the University shall be awarded to nine-tenths of those whose names are enrolled in the catalogue, but if three men are to carry off all the glory while 476 are left in outer darkness the time for a revolu-tion is come. Not one of these three would tion is come. Not one of these three would claim for a moment. I am sure, that they alone among the students of 18:00-20 possess sufficient knowledge and brains to add to the University's fame. Such a claim would be met by a stentorian guifaw. It is perfectly true, however, that many a clever and ambitious man leaves the University with far less knowledge and mental training than would be the case if the University offered him a degree that could be obtained without the mind-crushing process of cram, which so many employ to obtain the present M. A. The fact that of all the students enrolled in the last catalogue only 203 had spent the last catalogue only 203 had spent more than one year, only 74 more than two years and only 27 more than three years is a very startling fact. Nearly all students who enter the Northern colleges spend four years in study, while only a little more than two-fifths of those who enter the University of Virginia spend more than two-Virginia spend more than a single year in her halls, and only about one in eighteen stays as long as four years. Why is this? Is the povhalls, and only about one in eighteen stays as long as four years. Why is this? Is the powerty of the Southern people the causer Such cannot. I think, be the case. For a large majority of the students at the University of Indiana, who are poorer and come from a lower social scale than those at our own university, spend four years at that institution. Many causes may co-operate to drive students from our University, but none is more potent. I believe, than the fact that being told that the M. A. degree is the chief glory of the place, and that other degrees are mere high school affairs, unworthy of a serious thought; seeing that only one in a hundred succeeds in getting this degree, and seeing also that even that one gets it at the cost of suffering and pain, many a student becomes discouraged at the start, and after performing his work for one year in a half-hearted way leaves the University in disgust. The truth is that the M. A. degree in its present shape is an incubus upon the University, weighing her down and driving men from her weighing her down and driving men from her

### A RHETORICAL ASSESTION.

(2.) "The great renown in which the M. A. is held, both at home and abroad rests upon two pillars: the immense field over which it extends and the high standard of

attainment necessary for success in each de-partment of knowledge."

This assertion is also more rhetorical than true. Is the field really so immense? Let us see. It contains no astronomy, for example, a science marvelous for its accuracy and unsurpassed in the grandeur of its theme. Geology, too—that science which traces back into the fabulous past the history of the earth, its strata and the countless fossil forms therein contained—is not included in the course. And biology—that fertile science which more than all others within the past thirty years has revolutionized philosophic and religious thought—biology, too, is omitted. And how is it with history? Historical grammar and the history of algebraic equations are included, it is true, but how about the history of man—man, the creator of grammar and equations; man, the creator of language and literature and philosophy, man, the creator of every science in or out of the M. decreater. It contains no astronomy, for example, phy; man, the creator of every science in or out of the M. A. degree? The creatures are worshiped; the creator is ignored? And how is it with the sweet-toned tongue of Dante, or the sonorous language of Cervantes? Both relegated to a limbo beyond the confines of the "immense field" of the M. A. degree. And, most astounding of all, the same limbo holds the great English tongue—the tongue of Shakespeare and Milton, Fielding and Thackeray! Immense, then, as is the field of the M. A. degree, it is too small to hold either astronomy or geology or biology; too narrow to contain history or Italian or Spanish or English

English.

Far be it from me to claim that all these
Far be it from me to claim that all these subjects are necessary to a liberal education. But I would ask my brother masters of arts to prove that chemistry strengthens the mind more than astronomy, French more than Ital-ian, Schiller more than Shakespeare.

NOT ESSENTIAL TO EDUCATION.

(3.) "Who can say that a deep insight into all of these (the subjects in the present M. A. course) is not essential to a liberal education? Who would say that more is required?"

course) is not essential to a liberal education? Who would say that more is required?"

If or one, say both of these things, and I say them emphatically. I hold fast to the cardinal doctrine that the prime object of education is not the acquisition of facts, not the performance of astounding feats of cramming, but the strengthening of the inborn faculties of the mind. Aristotle was, I venture to think, a man of tolerable education. He knew no Latin, no French, no German, no chemistry, no acoustics, no electrical no chemistry, no acoustics, no electrical science, no algebra, no analytical geometry. no calculus, no theory of equations. He knew little bus the immortal literature of his own Hellenic tongue; and yet, beggarly ignoramus as he was, he created the science of logic, he created a system of philosophy, he laid deeply and firmly the foundations of biological and practical ly the foundations of biological and practical science, he was a king for two thousand years in the realms of thought. He took no diplomas in anything at all, bothe knew the literature of Greece, and he knew the history of the chief States of his time. And let the man of English blood study history and the literature of his own English to even the history of the chief States of his time. of his own English tongue. Let him study other subjects also—such subjects as are agreeable to his taste—but let him remem-ber that without English literature he cannot be called in the highest sense a liberally

(4.) " \* " for the present requirements these would be substituted a requirement for four proficiencies and four gradua-

When I say that this statement is not characterized by the accuracy that we should expect from men who hold "the highest degree conferred in the United States on undergree conferred in the United States on under-graduate atudents," and bear the title of master "with pride," I am far from intending to be sarenatic and sharp. But it is perfectly legitimate to demand accuracy from men who openly express pride in their "high attain-ments in the fields of literature and science." Let us, then test their accuracy. Suppose that a candidate for the new degree select Latin, Greek, mathematics and moral philosophy as the four achools in which to graduate. To the four schools in which to graduate. To obtain the degree then, he will need four graduations and five proficiencies viz., French, English, physics, chemistry for alternates for the same) and history. In the case when the school of modern languages is selected as one of the four in which to graduate that that only four proficience. lected as one of the four in which to graduate
it is true that only four proficiencies are required: but inasmuch as graduation in
"modern languages" is really graduation in
two things (one Romanic and one Teutonic
language) we might say that in this case five
graduations are required.

(5.) "This provision that the schools elected are to be approved by the faculty must be
a dead letter since the discretion given to
them is an arbitrary discretion, without any

them is an arbitrary discretion, without any

This statement is merely a guess, while the reason given for the guess betrays looseness of thought. If the faculty were hampered by rules their approval of the schools selected might well be a dead letter, but an arbitrary discretion is exactly the kind of discretion most likely to make their approval a

reality.

(6.) \*\* \* \* a well-prepared man could with ease accomplish the work required for the M. A. degree in two years."

In two years And with ease! Let me ask these gentlemen who consider this so easy a task whether they are aware that of all the academic students of the session of 1889 '90 only eighty-nine graduated even in one subject, only thirty-two in more than one and only six in more than two. I believe that the new degree, which does not require a man the new degree, which does not require a man to plough through the senior classes of those subjects which he loathes, will serve to make the students more hopeful, and that larger "tickets" will be made in future than hitherto. But, with the above figures in view, he seems to me a most self-confident man who thinks he could make four graduations and five proficiencies in two years, and, mind you, with ease. Suppose he choose Latin, Greek, mathematics and he choose Latin, Greek, mathematics and moral philosophy for his advanced work. Then, even if he make the direful "green ticket" the first year he will have to perform the work in seven classes (junior French, junior German, physics, chemistry, history, logic, philosophy), with twenty lectures a week, the second year, in order to obtain the degree.

degree.
(7.) "There are few undergraduate students so well prepared that they cannot profitably devote their time to the senoir classes of the various schools; to such students the B. A. opens no new course of study, but merely a review of his high school work."

merely a review of his high school work."
In reverely criticisins this sentence let me say once more that i speak, not sarcastically, but earneally, when I claim that men who boast of their 'high attenments in the fields of literature' and look down with contempt upon mere high school graduates and bachelors of arts should show themselves greater masters of the art of expression than is shown in the above sentences. The first clause is indeed, utterly without meaning, while the knowledge of grammar displayed in the use of the word his in the second clause is hardly what we should expect from masters of that what we should expect from masters of that art. If we substitute ill for well in the first clause the sentence acquires a meaning, though a meaning much at variance with facts. If it be true that few students are facts. If it be true that few students are unable to do senior work, why is it that year before last only eighty-nine men graduated in even one senior class, only thirty-two in more than one, and only six in more than two? The truth is that only a minority of the students are at all prepared upon entering the University for senior work and the great majority would do well to turn their attention to that excellent B. A. degree, upon which the masters look down with such secon.

scorn. for the B. A. course is much less, students of poor attainments and very young years will

present themselves, etc.

This expression, young years, is another sample or the deplorable English employed by the masters all through their address to the board, and adds one more proof of the degree. It is high time that men glorying in the title of master should devote to finglish literature some of the time now spent upon the minutes of less important subjects.

(9.) \*\* \* we fear \* \* that in the effort to populate and complete should be supported to the minutes of less important subjects.

popularize and populate their classes the pro-fessors will bend from that high and rigid standard which has made our University world-renowned. A student who has the choice of many departments for his degree will inevitably take those which can be at-

tained with least difficulty."

I cannot agree with my brother masters of arts that in the effort to "popularize and populate" their classes our professors will engage in an ignoble scramble for students. engage in an ignoble scramble for students. I cannot believe that those gentlemen whom I have learned to respect as my teachers, as my colleagues, and as men will prove false to themselves and to the University from a petty themselves and to the University from a petty desire to make the roll of their classes long. Were they capable of such unworthy conduct, they would be equally guilty of it under the present system. For masmuch as only one student in a hundred takes the M. A. degree, the seven professors who now menopolize instruction in the M. A. course, as well as those outside of the pale, already have ample opportunity to play the demangue and bid for the other ninety and nine. Do they do so? Is it true that any one of them even desires to "populate" his class with inferior men. Does "populate" his class with inferior men? Does any professor imagine that his reputation as a teacher depends solely upon the size of his class? Every professor desires, of rourse, to

class? Every professor desires, of course, to teach a large number of clever and studious men, but I think that he would be a curious man, indeed, who would not prefer a class of twenty earnest students to one composed of a hundred idlers and dolts.

Injustice, too, is done to the students by the assertion that they are so unworthy of freedom as "inevitably" to chose those studies in which graduation is easiest. If this be true Thomas Jefferson was not a save studies in which graduation is easiest. If this be true Thomas Jefferson was not a sage, but a dreamer, the whole free elective system of the University is a delusion and a snare, and kindergarten methods should be introduced forthwith. If it be not true the visitors have acted wisely in unshackling the M. A. degree and bringing it into harmony with the other free institutions of the University. At this, as at other universities, there is, of course, a certain number of triffers and blockheads. Such men already select, under the present system, the easy or at least what they suppose to be the easy, "tickets," but such are not the men who will

ever aspire to the M. A. degree or who could obtain it under either the present or the future system.

BANK OF THE UNIVERSITY. In conclusion, let me state the conviction reached after long and deliberate thought—that the M. A. degree has thus far been the bane of the University. It has benefited greatly a few of those few who have taken it it has benefited others to a certain extent; it has indicted irreparable injury upon still others, while to the great majority of the students who have despaired of taking it and have been too discouraged to take anything else it has been an unmitigated curse.

have been too discouraged to take anything else it has been an unmitigated curse.

We need three kinds of degrees. We need, above all, a degree broad enough for general culture, but free from specialism, and though beyond the reach of mere loafers and fools, yet fully attainable by men of average industry and sense. We need, in short—and it is our mest crying need—a degree attractive enough to induce men to stay at the University more than one year. The men who now leave us, disgusted and discouraged, at the end of one session do not add to the reputation of the University and feel little love for that alma mater who, when asked for bread, gives them astone. The new B. A. degree is the bread that they need, and let us hope to see the day when fifty bachelors of arts will annually receive their diplomas. Why not? Why should we not have more bachelors of aris that bachelors of law?

We need, secondly, a degree adapted to the

We need secondly, a degree adapted to the wants of those men who, either from pure love of knowledge or intending to become teachers in our high schools, desire a more minute acquaintance with some branches of knowledge than the general B. A. courses afford. Such a degree is the new M. A., which, in addition to the B. A. courses, requires a knowledge of the subjects taught in the senior classes of four schools.

We need, lastly, a degree to be conferred upon specialists who intend to fill collegiate chairs. Such a degree as the lib. D., awarded to those who, having already taken the B. A. or the M. A., are required to per orm not only the senior work of the two schools of their choice, but a course of post-graduate work as well, and who, moreover, must evince a capa-We need, secondly, a degree adapted to the

choice, but a course of post-graduate work as well, and who, moreover, must evince a capacity for the discovery of new truth.

All of these degrees are important, but the first is the most important of all. It is, in fact, the foundation on which both others must rest and unless the foundation be firm the walls and the roof must forever be unsafe. Let the faculty, then as well as the board of visitors, do everything in their power to emphasize the importance of the B. A. degree. To the lack of such emphasis in the past and to the false halo surrounding the master of arts is chiefly due the fact that the master of arts is chiefly due the fact that so few of our students remain with us long enough to become identified with the place, and that, therefore, there is less public spirit among our students than among those of almost any other university in the United States.

R. H. Dabney.

University of Virginia, October 1, 1891.

ANOTHER FAMOUS FIGHT.

How the Home Guard of Petersburg Whipped Grant's Army.

Editor Times:

One peculiar and yery striking feature of the war which the South fought for fireside and home is that whenever an old Confederate soldier is told that "never in the history of modern war has such a force achieved such a victory" as the one under considerasuch a victory as the one under considera-tion at the time, the veteran remembers some other one, or several others, of equal or greater consequence. The fight at Staunton river bridge in 1864 in which 250 old men and boys whipped 2,500 of the best soldiers in Grant's army, could not have been more glorious, nor can you find, sir, in the hisof wars and armies an instance of more tory of wars and armies an instance or more undaunted heroism, more complete victory, than when the men too old for service and the hoys too young—men and boys of the glorious old Cockade City—met and routed the advance of Grant's army, the veterans of Hancock's corps, in frent of their own loved city of Petersburg, and but a short time before the battle at Staunton river bridge. These "home guards" undoubtedly accomplished "the salvation of the Army of Northern Virgina." They beat the men who had on the 12th of "the salvation of the Army of Northern Virginia." They beat the men who had on the 17th of May at Spotsylvania Courthouse "gone in at daylight" into the "Bloody Angle" and given General Lee so much trouble and General Grant the title (pronounced by one of his own people, however,) of "hero and the God of War." Cannot you induce Mr. Kelley, if he is still in your city, to tell your readers of that fight, or failing him you might persuade Captain McCabe to do so, he who portrayed the great "Battle of the Crater" so graphically; Old Howitzan. OLD HOWITZER,

#### BUSINE'S FORECAST. The Manufacturers' Record of Baltimore

Md., in its current number, under the caption of "An Active and Prosperous Season Ahead," publishes, upon their request for views, replies from upwards of fifty representatives of

"Mr. William R. Trigg, president of the Richmond Locomotive and Machine Works, Richmond, Va., writes: The conditions are certainly at hand for great improvement in trade and manufacture. If other than a prostrade and manufacture. If other than a prosperous season is before us it will be in definance of all indication. Locomotive building, I take it, will improve after this year. In view of the fact of the present depression, the roads that are rich have been conservative, and those that are poor have been hampered, and therefore the need of engines to round up the equipment of the railroads throughout the United States is very general, and, in my judgment, an especial demand will arise in the next twelve months to handle the World's Fair business. Hook for a healthy demand and reasonably I look for a healthy demand and reasonably good prices for locomotives in 1892."

"The handling of this year's enormous crops, in connection with their other traffic, will tax all the railroads of the country for the next twelve months. By that time active preparations must be commenced for handling the traffic to be developed by the World's Fair, and the traff and freight business that it will create will keep the railroads busy for another twelve months."

The editor in his comments agrees with Mr. Trigg as to the World's Fair improving

### New Books Received.

"RECOLLECTIONS OF A LONG LIFE." By Dr. Jere-mish Bell Jeter. Religious Herald Publishing Company, Richmond.

Company, Richmond.

This is an autobiography of the well-known Richmond divine, Dr. Jeter, giving his reminiscences of men and events which have occurred during his life of nearly three-quarters of a century. The work is one which will be read with great interest by the friends of the venerable and popular Baptist preacher, and its interest is enhanced by an introduction from the pen of Dr. J. L. M. Curry. It also contains as a frontispiece an admirable likeness of Dr. Jeter. ness of Dr. Jeter.

My Land of Beulan," by Mrs. Lent Adams. J. R. Lippincott Company, Philadelphia. Fifty cents.

A WOMAN IN THE CASE; "OR DEBTER TO THE DEVIL." J. S. Ogilvic, New York, publisher. Twenty-five cents.

Secretary Peck, of the Methodist Missionary Society, writes of heroic home missionary work on the Pacific coast. He says: "Dr. Rader, that grand man who superintends our Wyoming mission, reports that his work covers 55.000 square miles, or 500 square miles more than the States of New York, Pennsylvania and Connecticut combined. During the conference year, in attending upon his duties as superintendent, he traveled 13,500 miles by railroad, 1,200 miles by stage, 1,040 by his own team, and on foot 550 miles. Twenty seven nights he slept on the ground, and cooked his own food by the way. "One minister's field is 150 miles from a railroad and the same distance from his nearest brother pastor. Another pastor coming ary Society, writes of heroic home missionary work on the Pacific coast. He says: "Dr. Ra-

railroad and the same distance from his nearest brother pastor. Another pastor coming to the mission swam one river, waded another, drying his clothes as he went on his happy way. Another, in five weeks from the time the spade was put into the sage-brush sod, built and completed a new church, in which the annual meeting of the mission was held. It was no crude, rough building, but a tasteful, beautiful little church. Another young here had a circuit as large as the cutire State of Connecticut, with thirteen appointments."

AUCTION SALES\_Monday.

By J. H. Valentine, Auctioneer, (Jnc. E. Laughton, Salesman,) Corner Ninth and Main streets. SALE ON MONDAY, OCTOBER 5, 1891, at

Wainut Parlor Suite of 7 pieces.

Marble Top Buffets.
Wainut Revolving Desk and Book Case.
12 pair Lace Curtain;
15 pair Turkish Curtains.
Plankets, Comforts, Spreads, Toilet Sets, Sewing Machines, Coal Vases, Bed Springs, Cooking and Heating Stoves.
Many miscellaneous articles. Consignments respectfully solicited.
J. H. VALENTINE, Auctioneer.
JNO. E. LAUGHTON, Salesman.

Ellis & Cathcart. General Anctioneers, 24 east Broad street.

WE WILL SELL ON MONDAY MORNING.

corner First and Broad, at 10 o clock sharp, I very fine Breech-Loading Shotgur. I Walmut Chamber Suit. 1 Oak Chamber Suit. 2 Par.or Suits, I very fine Chickering Pinno, 1 Oscilator Singer Sewing Machine. 1 N. F. Singer Sewing Machine. 2 Baby Carriages, 2 Woven-Wire Spring Beds, 20 Get one-inch Boye. 1 pair Platform Scales, 1 large Ice-Box, 2 Refrigerators, 1 chest of Tea. 20 Candy Jars. 2 Ritchen Safes, 2 very fine Bed Lounges, 1 Office Clock in good order, 2 Mahogany Sofas, 2 Lounges, 2 Marble-Top Washstands, 1 Bureau, 1 large Mahogany Chest of Drawers. 30 Cane snil Wooden-Seat Chairs, 5 Mattresses, Cooking and Heating Stoves, and many other useful articles.

This sale commences at 10 o'clock on account of circus. ELLIS & CATHCART.

A UCTION SALE OF BANANAS, PEARS, CONCORD and MALAGA GRAPES, APPLES, ORANGES, and LEMONS.
We will sell MONDAY, fOctober 5th, at 12:30 o'clock,

200 choice bunches BANANAS, also a choice and fresh lot of PEARS, GRAPES (Concord and Malaga) APPLES, OBANGES and LEMONS. WM. JENEINS & SON, 1450 east Main street.

TO OYSTER DEALERS -I WILL HAVE A Yessel load of FINE O'STERS in the dock MONDAY for sale reasonably.

#### FOR RENT.

FOR BENT.

FOR RENT.

No. 922 W. Grace street, \$239 per annum.
No. 408 N. Twelfth street, \$250 per annum.
No. 738 N. Fourth street, \$250 per annum.
No. 100 W. Main street, \$250 per annum.
No. 1222 Floyd avenue, \$240 per annum.
No. 610 W. Grace street, \$250 per annum.
No. 610 W. Grace street, \$250 per annum.
No. 614 N. First street, \$240 per annum.
No. 512 N. Ninth street, \$240 per annum.
No. 512 N. Ninth street, \$240 per annum.
No. 206 S. Belvidere street, \$240 per annum.
No. 208 E. Broad street, \$250 per annum.
No. 208 E. Broad street, \$250 per annum.
No. 208 E. Broad street, \$250 per annum.
No. 212 N. 23d s ract, \$250 per annum.
No. 212 F. Broad street, \$250 per annum.
No. 212 F. Broad street, \$250 per annum.
No. 212 F. Broad street, \$250 per annum.
No. 214 E. Broad street, \$250 per annum.
No. 215 N. 27th street, \$250 per annum.
No. 216 N. 27th street, \$250 per annum.
No. 217 N. 23th street, \$250 per annum.
No. 510 N. 23th street, \$13 per month.
No. 215 N. 25th street, \$13 per month.
No. 215 N. 25th street, \$14 per month.
No. 215 N. 25th street, \$12 per month.
No. 216 N. 25th street, \$12 per month.
No. 217 N. 25th street, \$12 per month.
No. 218 N. 25th street, \$12 per month.

FOR RENT.

No. 818 E. Clay, corner Ninth, \$450.

No. 711 E. Clay, 8 rooms, \$350.

No. 312 E. Cary, between 3d and 4th, \$240.

No. 415 N. 3d, between Marshall and Clay, \$290.

No. 412 W. Broad st., store and dwelling, \$400.

No. 800 W. Cary, corner Laurel street, \$300.

No. 1001 Taylor st., corner Linden, store and welling, \$440. Taylor st., near Linden, store and

No. 1003 Taylor st., near Linden, store and dwelling. \$200.

No. 322 Days 1 st., 6 rooms, \$180.

No. 2009 E. Clay st., 6 rooms, \$170.

No. 410 N. Eighteenth st., 5 rooms, \$120.

No. 14 N. Twenty-third st., 5 rooms, \$108.

No. 1617 Ashland st., 5 rooms, \$8 per month.

No. 1617 Ashland st., 5 rooms, 88 per month.

Washington st., near Cherry, \$10 per month.

Washington st., near Beverly, new, \$7 per month.

month.
No. 1720 E. Cary st., 68 per month.

— Boyd st., corner Harrison, 87 per month.
No. 1105 W. Moore st., 86 per month.
No. 10 Orange st., 85 per month.
Also desirable BUSINESS STAND corner Sixth and Clay streets, nice OFFICES in rear 821 Main street, and several desirable FARMS.

Thone, 220. DENGON, TUPPER & CO., oc 5-11

821 Main street. 821 Main street.

DWELLINGS FOR RENT.

\$420 per annum. No. 420 west Main street. 10 rooms, modern improvements.

\$400 per annum, No. 400 east Cary, 8 rooms and kitchen 4 rooms.

\$275 per annum, No. 90016 west Main, 8 rooms, modern improvements.

\$210 per annum, No. 413 west Main, 7 rooms,

sixteen States on "The Present Outlook of Trade and Manufactures." The following is from Richmond:

"Mr. William R. Trigz, president of the Victorial Locomotive and Machine Works."

"Stoper annum, No. 314 west Main, 10 rooms, modern improvements.

\$200 per annum, No. 315 west Main, 10 rooms, modern improvements.

\$200 per annum, No. 321 north Fourth, 6 rooms, modern improvements.

rooms.
\$100 per annum. No. 705 Buchshan, 5 rooms.
\$130 per annum. No. 822 Spring street, 4 rooms.
\$150 per annum. Randolph near Beverly, 6
rooms.
\$11 per month, Ashland avenue and Reservoir
street, 6 rooms.
\$9 per mouth. No. 617% south Pine street, 5

F.D. HILL & CO., Real Estate Agents. Apply to

FOR RENT.

1022 west Grace street, 14 rooms; clegant me dern residence, \$300 per annum. 2305 east Franklin street, 8 or 10 rooms, \$200 per annum. 601 north Twenty-seventh street, 5 rooms, \$120 Beverly street near Washington, 4 rooms, \$120 est Broad street, store in the "triangle,"

\$200 per annum.
403 west Main street, unexpired lease to December 1, 190, 620 per month.
We have other good houses in first-class neigh-

borhoods for rent. Frice, Ac., to be had by applying to DASHIELL & COBB, Agents, oct-it 501 east Main street. TO LET.

Within the last few days we have RENTED OUT SEVERAL NICE DWELLINGS. We still HAVE MORE TO LET.
Call in and see our list. We do not print one for free distribution, but freely and cheerfully impart information of great interest to all home-seekers. Do not fail to call on CHEWNING & ROSE.
Real Estate Agents, Auctioneers and Brokers, Oct-sudwat No. 5 north Tenth street.

STORES TO RENT. Warehouse, with dock and street front. \$200 per annum—No. 408 west Broad; five rooms

\$200 per annum-Brick Shop, Broad and Har-8180 per annum-No. 1906 east Main; eight coms above.

\$180 pe annum—No, 1904 east Main; eight rooms above.

\$162 per annum—No, 514 north Seventeenth; live rooms allove.

\$5 per month—No, 507 west Broad.

Apply to FRANK D. HHLL & CO., oc 4-1t Real Estate Agents.

WANTED-TO RENT, TO A FAMILY, The greater portion of a large, FIRST of CLASS he SiDENCE, centrally located and in good order. Terms reasonable. Possession at once. Address or apply after 9 A. M. to No. 502, Marshall Place, next to corner Eighth street.

FOR RENT-THAT ATTRACTIVE AND CENTRALLY-LOCATED DWELLING.
No. 312 east Grace street, containing eleven rooms, bath, &c., in good repair.

JOHN T. GODDIN,
Real Estate Agent,
Dank and Eleventh streets.

FOR RENT-THAT DESIRABLE COTabout two acres of land attached, corner Park
avenue and Park street, for sweral years past
occupied as a "flower garden."

JOHN T. GODDIN,
Real Estate Agent,
Deank and Eleventh streets.

FOR RENT, A MOST DESIRABLE FLATED OF ROOMS in a first-class neighbor-like hood, within three minutes walk of Capitol Square. Hot and cold water, gas, speaking tubos, etc. Terms moderate. References or changed. Address "IMMEDIATE POSSESSION," care carrier No. 3. oc 2-st

PINANCIAL. \$10.000 TO LEND

AT 6 PER CENT. ON CITY REAL ESTATE FOR A TERM OF YEARS ON GROUND RENTS. J. THOMPSON BROWN & CO., Real Estate Agents, [006-2t] 1113 Main street.

AUCTION SALES -Future Days.

## FREDERICKSBURG, VA.,

With its immense water power and other splen. did advantages to make it the manufacturing city of the South, will have its Lot Drawing and FIRST GRAND LOT SALE

### OCTOBER STR

Reduced rates of transportation. It is a good opportunity to make large profits on small investments. Other information see

# HARRISON & POWERS.

Real Estate Agents, 819 E. Main Street.

FOR RENT.

FOR RENT.

New Brownstone Dwelling No. 217 east Grace

New Brownstone Dwelling No. 217 east Grace street, 14 rooms.
Elegant Three Story Brick No 210 south Third street, Gamble's Hill, 12 rooms.
913 Leigh near N nth, 14 rooms, all improvements only \$400 per annum.
Medium-Size, No. 425 west Main. 8 rooms.
123 Cary near Clay street, 7 rooms.
123 Cary near Adams, 6 rooms.
129 Marshall near Twelfth street, 6 rooms.
1206 Boss near Governor street, 6 rooms.
1207 Clay near Linden street, 6 rooms.
1207 Clay near Linden street, 6 rooms.
1207 Clay near Norton, 6 rooms.
88 to \$15 per month.
87 ORFS, OFFICES, FLATS.

STORES, OFFICES, FLATS. For full description, etc., call for

PRINTED RENT LIST. J. THOMPSON BROWN & CO., Real Estate Agents, 1113 Main street.

AUCTION SALES-Future Days.

By George W. Mayo, Auctioneer, Nos. 22 and 24 north Ninth street. HOUSEHOLD FURNITURE. &C. AT AUC-clining housekeeping, I will sell at auction, com-mencing at 10:30 A. M.,

WEDNESDAY, OCTOPER 7, 1891,

at No. 1014 cast Clay street, a quantity of HOUSEHOLD FURNITURE, in part, Haircloth Parlor Suit, Etagere, Marble Top Tables, Parlor and Chamber Carpets, Bugs, Chamber Suits, cottage and marble topped; Oil Cloth, Matting, Wardrobe, Mattresses, Fictures, Ornaments, Crockery, the Kitchen Furniture and a general variety of Household Articles.

GEORGE W. MAYO, Auctioneer.

By Quarles & McCurdy, Real Estate Brokers.

SALE OF THE WELL-BUILT BRICK RESIDENCES Nos. 8 AND 10 LOCUST PLACE

AT AUCTION, ON THE PREMISES, TUESDAY, OCTOBER 6, 1891, AT 1 O'CLOCK P. M.

We are directed by the owner to offer for sale at public auction at time above mentioned the FIEMISES NAMED. BOTH HOUSES ARE FINISHED THROUGHOUT IN THE BEST MANNER AND IN THE MOST PERFECT OR-DER AS TO PAINTING, PAPERING, &c., and have kitchen in the yard. No. 8 has nine rooms and all conveniences and No. 10 twelve rooms. Alley in rear of both houses, running out to To-bacco alley.

Alley in rear of both houses, running out to bacco alley. The entire property has a front of 45 feet and runs back to alley mentioned. They will be offered with choice or privilege, or will be sold superately, as deemed best at sale.

An inspection of this property is asked, and such is seldom offered, and as an investment none better can be found.

Terms: Will be liberal and given at sale.

QUARLES & McCURDY, Auctioneers.

Auctioneers.

Bowman, Boswell & Shuman, Auctioneers.

se27-29.oci.4.6.7.

By R. B. Chaffin & Co.,

No. 1 north Tenth street. TRUSTEE'S AUCTION SALE OF A DESIR ABLE FARM IN POWHATAN COUNTY VA. WITH VERY GOOD BUILDINGS THERE

Real Estate Auctioneers.

By virtue of two deeds of trust, both recorded By virtue of two deeds of trust, both recorded in Powhatan County Court, the first dated January 18, 1883, recorded in D. B. 25, p. 58, and the second dated September 1, 1883, recorded in D. B. 25, p. 184, default having been made in payment of debts secured, and at request of note-holder, the undersigned trustee in both deeds will sell, by public auction, at Sublett's Farm in Powhatan county, about one mile from the farm on

at 12 o'clock M., the land described in said deeds, as follows: All of that certain tract or parcel of land in Fowhatan country, Va. upon which L. H. Finney, Esq., formerly resided, containing 336 acres, more or less, bounded on the north by the public road known as the Biver road, on the south by the lands of Matthew Brown and Benjamin Hancock, on the east by the lands of Matthew Brown and Semple Ellett, and on the west by the lami of Constance W. Finney.

The May Constant of the east by the lands of Matthew Brown and Semple Ellett, and on the west by the lami of Constance W. Finney.

The May Constant of the east by the lands of Matthew Brown and Semple Ellett, and on the west by the lami of Constance W. Finney.

The May Constant of the west by the lands of the west by the lami of constance on the east of the west by the lami of the east by the lami of the west by the lami of the east by the lami of the west by the lami of the east lami of TUESDAY, NOVEMBER 3, 1891,

By Frank D. Hill & Co., Real Estate Auctioneers.

TRUSTEES SALE OF VERY DESIRABLE CARY STREET, WITH THE LOT PRONTING 1214 FEET ON SOUTH SIDE OF CARY FETWLEN CARTER AND RITCHIE STREETS BY 121 FEET DEEP TO AN ALLEY 16 FEET WIDE.

In pursuance of two deeds of trust, one by C. H. Cosby and wife to Frank D. Hill, trustee, dated January 1, 1830, and the other by C. H. Cosby to A. R. Couriney, trustee, dated May 30, 1801, both duly recorded in the clerk's office of Henrico County Court, the undersigned will sell the above-described HOUSE and LOT on the premises by public suction on

TUESDAY, October 8, 1891, commencing at 530 o'clock P. M. The House is very comfortable, well built, and contains seven rooms. Property was built eighteen months ago, is in good order and well rented. TEEMS: One-third cash; balance in six, twelve and eighteen months for notes bearing 6 per cent. Interest secured by trust deef.

FRANK D. HILL,

A. R. COURTNEY,

se25-105

By E. A. Catlin. Auctioneer, 5 and 7 north Eleventh street.

NEAT DETACHED FRAME COTTAGE AT AUCTION.—At the request of the owners I will sell as public suction to the highest bidder THURSDAY, OCTOBER STH.

THURSDAY, OCTOBER STM,
at 5 o'clock P. M., the neat Frame Cottage containing four rooms on west side Thirty-third street, near 8 street. The lot fronts 30 feet and extends back 22 feet to a 16-foot alley. This sale will be peremptory, and parties seeking an investment will have an opportunity probably of getting a bargain. You can feel assured, too, that every year will add to the value of this property, as the neighborhood is being rapidly built up.

Bots

Auctioneer. Auctioneer.

By R. B. Chaffin & Co., Real Estate Auctioneers, No. 1 N. Tenth street.

TRUSTEES AUCTION SALE OF A TRACT OF LAND WITH THE BUILDINGS THEREON. IN FLUVANNA COUNTY, CONTAINING 253 ACRES, MORE OR LESS.
By virtue of a deed of trust from E. B. Webster, dated June 25th, 1888, recorded in Fluvanna County Court, D. B. 25, page 457, and at request of beneficiaries, default having been made in payment of notes secured, we will sell by public auction, in front of the court-house at Palmyra, on

included the court-house at Palimyra, on MONDAY, October 12, 1891, at 10 o'clock A. M., the tract of land described in said deed as "all that certain tract, piece or percel of land, fogether with the buildings thereon, rights, ways and appurtenances thereto belonging. Iring and being in the county of Fluvanna, State of Virginia, adjoining the lands of Robert and brury Boatwright. Holland and others, containing 253 acres, more or less."

Trans—Cash, as to expense of sale and to pay the following notes and interest on same: 2212, due June 29, 1891; and any balance on time announced at hour of sale.

F. B. ROBERTSON,

R. B. CHAFFIN, Trustees.

Sale by R. B. CHAFFIN, Trustees.

AUCTION SALES\_Future Days. By J. Thompson Brown & Co.,

A UCTION SALE OF A BEAUTIFUL BLOCK OF LOTS WELL LOCATED NEAR THE NEW

1113 Main street.

TAYLOR STREET, JUST WEST OF THE BOULEVARD.

RESERVOIR PARK

312 feet by 125 feet to an alley, on the premises,

THURSDAY, OCTOBER STH.

at 5 P. M. sharp, will be divided into FOURTEEN BUILDING LOTS, and sold on extra casy terms, only \$50 cash on each lot; balance \$25 quarterly or \$10 monthly, with interest. PLANT YOUR NEST EGG HERE AND LET IT GROW.

This bautiful plateau of Lots adjoins the new residence of Aaron Von Rosenegk, Esq., is only a short distance from the electric cars and are the best located building sites in our GROW-ING WEST END.

Vehicles will leave our office at 4:30 sharp to attend the sale.

J. THOMPSON BROWN & CO., oct-ts THURSDAY, OCTOBER STH.

Bowman, Boswell & Shuman, Real Estate Auctioneers.

TRUSTEES' AUCTION SALE VERY DESIRABLE PROPERTY IN FULTON. DWELLING, SIX ROOMS.

WELL LOCATED AND IN GOOD REPAIR. By virtue of a deed of trust dated September 18, 1889, and recorded in deed book 128B, page 211, Henrico County Court, default having been made in payment of debts secured and at request of beneficiary, we will sell by public auction, on

made in payment of debts secured, and at request of beneficiary, we will sell by public anction, on the premises, on WEDNESDAY, October 7, 1891.

at 4:30 P. M., the property described in said deed as "all that certain piece or parcel of land with all the improvements now thereon or which may hereafter be put on said land, lying and being in the county of Henrico, Va., about one mile from the southeast limits of the city of Richmond, and fronting on the south line of the Williamsburg turnpike 30 feet, thence running back between parallel lines 264 feet, having for its eastern boundary the lot owned by G.C. Forest, being the eastern 50 feet of lot No. 1 on a plan made by Redd & Son for G. A. Wallace and N. E. Beall, and being the same real estate conveyed to said R. W. Andrews by deed from N. E. Beall, and deany the same real estate conveyed to said R. W. Andrews by deed from N. E. Beall and G. A. Wallace and their wives, bearing date on the Eath day of July, 1889, and to be recorded.

This property is desirably located, being in close proximity to the Richmond Cedar Works. Chemical Works, North Carolina Spoke and Wheel Works and other manufacturies in the eastern portion of the city. The dwelling house is comparatively new, and in good recair. An excellent investment for a home at moderate cost or for property to rent, which will bring a good income.

By Henry L. Staples & Co., Auctioneers.

No. 108 morth Ninth street.

ELEGANT MODERN SUBURBAN QUEEN GANNE RESIDENCE, WITH HANDSOME GROVE AND GROUNDS, AT LISBURN, FOR SALE BY AUCTION.

By request of Mrs. H.O. Chalkley, who wishes to rettre from housekeeping on account of ill health, we shall offer for sale by auction, on the premises, on TUESDAY, OCTOBER 6, 1891.

TUESDAY, OCTOBER 6, 1891.

at 4:20 o'clock P. M., her new and beautiful QUEEN ANNE RESIDENCE, situated on the Grove road at Lisburn. The lot fronts 10s feet and runs back 172 feet winches to an alley 20 feet wide, and contains a large number of beautiful shade trees. The house is built of best materials, is roomy and conveniently arranged, and has a furnace in the basement, range in the kitchen, hot and cold water in the bath-room, speaking-tubes between the different rooms, and is lighted with gas made on the premises. In short, it is one of the most attractive and desirable homes in the western suburbs.

Terms: Liberal and made known at the sale.

HENRY I. STAPLES & CO., oct-th.sa.su&tuit

FOR SALE.

### FOR SALE, TO YOUR TASTE

We will build, to suit you, on beautiful lots in

# WEST END

And give you ten vears to pay for a home, in SMALL MONTHLY INSTALLMENTS. Hot and cold water, range, bath, culvert connections, street cars. Consider this before buying a home. il be pleased to show the property at any R. B. Chaffin & Co.,

NO. 1 NORTH TENTH ST.

\$2,000 WILL BUY THAT WELL-BUILT Brick Kitchen of two rooms, No. 1918 east Franklin street. The house contains eight rooms. The first floor is used as a cigar factory, and with the expenditure of a little money the place could be put in thorough order. It rents for 10 per cent. on the price asked.

HARRISON & POWERS,

Real Estate Agents.

Oci-su,tu,th3t

819 east Main street.

FORSALE,

Just beyond BARTON HEIGHTS, a modern cottage, large lot, on small cash payment and most liberal terms. Eight here is a good opening for a doctor. Nene nearer than Richmond, Good practice awaiting the right man. Apply to BROOKLAND PARK, care Times office.

FOR SALE.
DWELLINGS AND VACANT LOTS in various sections of the city.

Call in and be shown around by
CHEWNING & ROSE.

Real Estate Agents, Auctioneers
and Prokers.

Oct-su&wat No. 6 north Tenth street.

FOR SALE PRIVATELY.

es.250 will buy two neat FRAME DWELLINGS on Beech street, just south of Cary, well built and conveniently arranged. This property will pay a big percentage on the above price. DENOON, TUPPER & CO. oct-2t S21 Main street FOR SALE-OLD COUNTRY MADE BLACK BERRY WINE, \$1 per gallon; five gallons, 75c. S. T. B. HIGGINBOTHAM, Grantiand Postoffice, Henrico county, Va. 8629-18.80-22 FOR SALE VERY CHEAP, FOR THE NEXT fow days By AUTIPUL CORNER HOUSE and LOT on Fourth avenue. Chestaut Hill. House contains nine rooms, just completed, los forty-five feet front by a good depth to allow the most beautiful place on Chestaut Hill. Terms very libraria.

Terms very liberal.
HARRISON & POWERS.
Real Estate Agents.
Silvest Main street.

A seven-horse OTTO GAS ENGINE, as good as new. Adapted for elevator or other pur-TIMES OFFICE